

IN THE MATTER OF:

305 WASHINGTON LLC  
305 WASHINGTON AVENUE  
TOWSON, MD 21204

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BEFORE THE

BOARD OF APPEALS

OF

BALTIMORE COUNTY

Case No: CBA-21-022

\* \* \* \* \*

**CONSENT ORDER**

The above captioned matter arises from an appeal of a March 8, 2021 letter and decision of D'Andrea L. Walker, then Acting Director of the Department of Public Works ("DPW"), denying a request to reduce the sewer service charges on the Real Property Tax Bill dated July 1, 2020 for the improved property known as 305 Washington Avenue in Towson in Baltimore County, Maryland 21204, Tax Account No. 09-10-250350. (the "Property").

WHEREAS, the Property is owned by 305 Washington LLC ("Owner"); and

WHEREAS, a hearing scheduled before this Honorable Board on September 2, 2021 was continued at the request of the parties as the Owner discovered a water leak on the cooling tower at the Property, had it repaired and asked that DPW Metropolitan District review the account anew; and

WHEREAS, the parties have reached an agreement in this matter and wish to memorialize the terms and conditions of their settlement; and

WHEREAS, upon further review of the account DPW Metropolitan District has agreed to reduce the sewer service charges on the Property from \$31,466.24 to \$2,858.70, and the bay restoration fee from \$2,280.00 to \$180.00, for Fiscal Year 2021; and .

WHEREAS, the Office of Budget and Finance will post a credit of \$30,707.54 to the account;

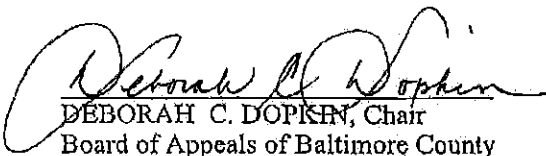
WHEREAS, having reached a settlement prior to the hearing scheduled before the Board of Appeals for Baltimore County, and the parties intending this Order to dispose of any and all claims and disputes related to the above-referenced matter, it is this 29<sup>th</sup> day of September 2021,

ORDERED, that the DPW Metropolitan District shall reduce the sewer service charges from \$31,466.24 to \$2,858.70, and the bay restoration fee from \$2,280.00 to \$180.00, on the Real Property Tax Bill dated July 1, 2020 (Fiscal Year 2021) for the improved property known as 305 Washington Avenue in Towson in Baltimore County, Maryland 21204, Tax Account No. 09-10-250350; and further

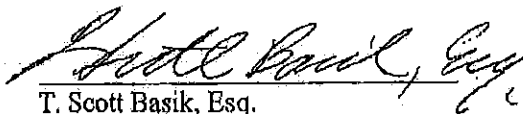
ORDERED, that the County Office of Budget and Finance shall post a credit or make such other adjustments to the account in the amounts of \$28,607.54 for sewer service charges, and \$2,100.00 for the bay restoration fee; and further

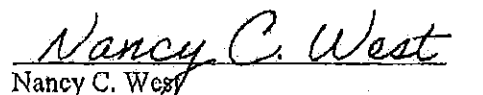
ORDERED, that the entry of this Consent Order shall in no way be deemed an admission by any party, and that it is intended solely in compromise of disputed claims by the parties; and further

ORDERED, that the above-captioned matter be and is hereby dismissed with prejudice by 305 Washington LLC.

  
DEBORAH C. DOPKIN, Chair  
Board of Appeals of Baltimore County

Reviewed and Approved as to Legal Form and Sufficiency:

  
T. Scott Basik, Esq.  
Attorney for 305 Washington LLC

  
Nancy C. West  
Assistant County Attorney  
Attorney for Baltimore County, Maryland



## Board of Appeals of Baltimore County

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September 29, 2021

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Nancy C. West, Assistant County Attorney  
Baltimore County Office of Law  
The Historic Courthouse  
400 Washington Avenue  
Towson, Maryland 21204

RE: *In the Matter of: 305 Washington LLC*  
Case No.: CBA-21-022

Dear Counsel:

Enclosed please find a copy of the Consent Order issued this date by the Board of Appeals of Baltimore County in the above subject matter.

Any petition for judicial review from this decision must be made in accordance with Rule 7-201 through Rule 7-210 of the *Maryland Rules*, **WITH A PHOTOCOPY PROVIDED TO THIS OFFICE CONCURRENT WITH FILING IN CIRCUIT COURT.** Please note that all **Petitions for Judicial Review** filed from this decision should be noted under the same civil action number. If no such petition is filed within 30 days from the date of the enclosed Order, the subject file will be closed.

Very truly yours,

A handwritten signature in cursive script, reading "Sunny Cannington", is written over a horizontal line.

Krysundra "Sunny" Cannington  
Administrator

KLC/taz  
Enclosure  
Duplicate Original Cover Letter

c: 305 Washington LLC  
Thomas Flagg, Acting Chief of Metropolitan District Financing/DPW  
D'Andrea L. Walker, Acting Director/DPW  
Jennifer Frankovich, Assistant County Attorney/Office of Law  
James R. Benjamin, Jr., County Attorney/Office of Law